

# Local Market Update – January 2024

A RESEARCH TOOL PROVIDED BY THE MASSACHUSETTS ASSOCIATION OF REALTORS®

## New Marlborough

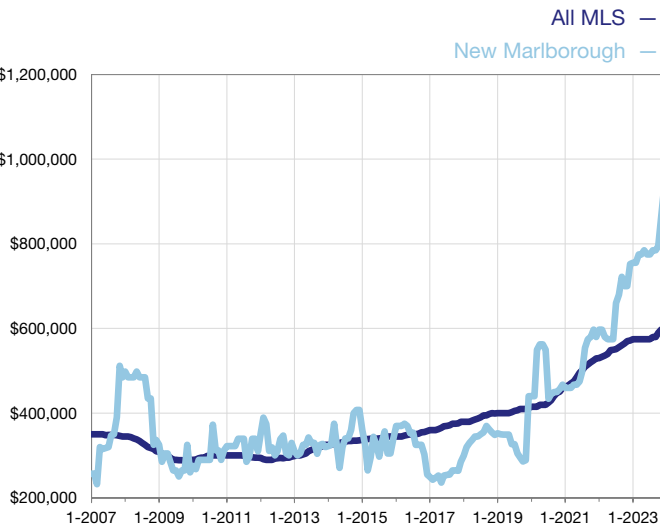
| Single-Family Properties                 |  |  |  | January   |           |          | Year to Date |           |          |
|------------------------------------------|--|--|--|-----------|-----------|----------|--------------|-----------|----------|
| Key Metrics                              |  |  |  | 2023      | 2024      | + / -    | 2023         | 2024      | + / -    |
| Pending Sales                            |  |  |  | 1         | 1         | 0.0%     | 1            | 1         | 0.0%     |
| Closed Sales                             |  |  |  | 1         | 2         | + 100.0% | 1            | 2         | + 100.0% |
| Median Sales Price*                      |  |  |  | \$360,000 | \$795,000 | + 120.8% | \$360,000    | \$795,000 | + 120.8% |
| Inventory of Homes for Sale              |  |  |  | 3         | 12        | + 300.0% | --           | --        | --       |
| Months Supply of Inventory               |  |  |  | 1.4       | 5.5       | + 292.9% | --           | --        | --       |
| Cumulative Days on Market Until Sale     |  |  |  | 130       | 154       | + 18.5%  | 130          | 154       | + 18.5%  |
| Percent of Original List Price Received* |  |  |  | 90.2%     | 97.5%     | + 8.1%   | 90.2%        | 97.5%     | + 8.1%   |
| New Listings                             |  |  |  | 1         | 2         | + 100.0% | 1            | 2         | + 100.0% |

\* Does not account for seller concessions. | Activity for one month can sometimes look extreme due to small sample size.

| Condominium Properties                   |  |  |  | January |      |       | Year to Date |      |       |
|------------------------------------------|--|--|--|---------|------|-------|--------------|------|-------|
| Key Metrics                              |  |  |  | 2023    | 2024 | + / - | 2023         | 2024 | + / - |
| Pending Sales                            |  |  |  | 0       | 0    | --    | 0            | 0    | --    |
| Closed Sales                             |  |  |  | 0       | 0    | --    | 0            | 0    | --    |
| Median Sales Price*                      |  |  |  | \$0     | \$0  | --    | \$0          | \$0  | --    |
| Inventory of Homes for Sale              |  |  |  | 0       | 0    | --    | --           | --   | --    |
| Months Supply of Inventory               |  |  |  | 0.0     | 0.0  | --    | --           | --   | --    |
| Cumulative Days on Market Until Sale     |  |  |  | 0       | 0    | --    | 0            | 0    | --    |
| Percent of Original List Price Received* |  |  |  | 0.0%    | 0.0% | --    | 0.0%         | 0.0% | --    |
| New Listings                             |  |  |  | 0       | 0    | --    | 0            | 0    | --    |

\* Does not account for seller concessions. | Activity for one month can sometimes look extreme due to small sample size.

Median Sales Price – Single-Family Properties  
Rolling 12-Month Calculation



Median Sales Price – Condominium Properties  
Rolling 12-Month Calculation

